

RESOLUTION NO. CR-24-99



A RESOLUTION TO APPROVE THE PRELIMINARY DEVELOPMENT PLAN FOR HERITAGE PLACE LOCATED EAST OF BROADWAY AND SOUTH OF HARRISBURG STATION LANE

WHEREAS, on March 09, 1999, the Planning Commission approved the preliminary development plan for Heritage Place with the following stipulations:

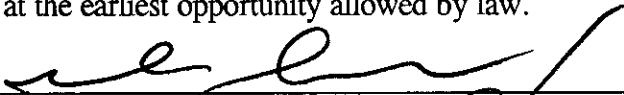
1. Applicant agreed to submit an existing tree plan/survey of site to Bob Lathrop, Urban Forester. Applicant also has agreed to call Bob Lathrop to discuss existing tree plan/survey.
2. Review alignment of south entrance coming off Broadway with respect to how it aligns with curb cut across Broadway on the west side. Acting Chairman David Dye stated that Charles Boso had pointed out that the Planning Commission can not approve variations on PUD plan to the Code requirements for the distance from lot line to a curb cut. A variance would need approval from Board of Zoning Appeals. Applicant stated that the preference would be to align the curb cut with the intersection on the west side of Broadway.
3. Take a look at discussion with City Administration and possibly the area CIC with respect to incorporating existing City Community Gardens located on the south side of project into this development.
4. Buildings that actually front on Broadway, that at least one of those building groupings, showing a group of three, that at least one of those have a 2 out of 3 unit ratio of brick to vinyl. The other two a minimum of 1 to 3 brick to vinyl ratio. Same ratio with respect to the 2 buildings consisting of three units each that are closest to Broadway on Harrisburg Station Lane.

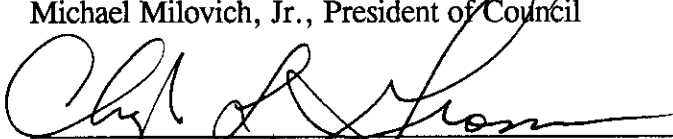


NOW, THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT:

SECTION 1. This Council hereby accepts the preliminary development plan for Heritage Place located east of Broadway and south of Harrisburg Station Lane, contingent upon the stipulations set by Planning Commission.

SECTION 2. This resolution shall take effect at the earliest opportunity allowed by law.


Michael Milovich, Jr., President of Council


Cheryl L. Grossman, Mayor

Passed: 04-05-99
Effective: 04-05-99

Attest:


Tami K. Kelly, CMC/AEE, Clerk of Council


Thomas R. Clark, Director of Law

I Certify that this resolution
is correct as to form.

